

Ordinance 2845
CITY OF CONCORD

In the year of our Lord two thousand and eleven

AN ORDINANCE amending the CODE OF ORDINANCES, Title IV, Zoning Code; Chapter 28, Zoning Ordinance; Article 28-8, Non-Conforming Lots, Uses, and Structure, Section 28-8-6, Destruction, Abandonment and Termination.

The City of Concord ordains as follows:

SECTION I: Amend the CODE OF ORDINANCES, Title IV, Zoning Code; Chapter 28, Zoning Ordinance, Article 28-8, Non-Conforming Lots, Uses, and Structure, Section 28-8-6, Destruction, Abandonment and Termination, subsection (b), Abandonment of a Non-conforming Use, by deleting in its entirety item (3), as follows:

(3) In the case of a non-conforming structure which is destroyed due to natural causes, the failure to apply for a Special Exception pursuant to Section 28-8-5(c), Replacement of Non-conforming Structures, of this Ordinance, to commence restoration within one year, and to conclude restoration within two years of the date that the destruction occurred.

And replace it with a new Article 28-8-6(b)(3), as follows:

(3) In the case of a non-conforming structure which is destroyed due to natural causes, the failure to commence restoration within one year as required under Section 28-8-5(c) shall result in the termination of its nonconforming status.

SECTION II: This Ordinance shall take effect upon its passage.

In City Council
September 12, 2011
Passed